



*John T. Auburger  
Supervisor*

# **TOWN OF GREECE**

## **PLANNING BOARD AGENDA**

**SEPTEMBER 22, 2010**

### **GENERAL INFORMATION**

WORK SESSION: 6:30 P.M. – 7:00 P.M.  
MEETING: 7:00 P.M.  
PLACE: GREECE COMMUNITY CONFERENCE  
GREECE TOWN HALL

### **PLEDGE OF ALLEGIANCE**

### **ROLL CALL**

Alvin I. Fisher, Jr., Chairman  
Alfred S. Ancello  
Christine R. Burke  
Brian E. Marianetti  
Grace L. Plouffe  
William E. Selke  
Michael H. Sofia  
Christopher A. Schiano, Deputy Town Attorney  
Scott R. Copey, Clerk of the Planning Board  
John Gauthier, P.E., Associate Engineer  
Linda Lamb, Planning Board Secretary

### **Additions and Deletions to the Agenda**

### **Announcements**

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**PUBLIC HEARINGS**

**Old Business**

**1. Applicant: Woodcreek Developers**

Location: Generally, north of Latta Road and west of Flynn Road  
Request: Final plat approval for Section 4 of the Avery Park subdivision, consisting of 16 lots on approximately 6.38 acres  
Zoning District: R1-E (Single-Family Residential)  
Mon. Co. Tax No.: 033-04-2-62.111

**New Business**

**1. Applicant: Wolf Associates I, L.P.**

Location: 2404 Edgemere Drive  
Request: Minor subdivision approval for the Wallace Wolf, Jr. subdivision, consisting of 2 lots (Lot A, with existing house and garage on lakefront side of Old Edgemere Drive; Lot B, with existing garage between Edgemere Drive and Old Edgemere Drive) on 0.64+/- acres  
Zoning District: R1-E (Single-Family Residential)  
Mon. Co. Tax No.: 026.15-1-63

**SITE PLANS**

**Old Business**

**1. Applicant: 4320 West Ridge, LLC**

Location: Generally north of and including 4232 – 4350 West Ridge Road  
Request: Site plan approval for Phase I of the Hampton Ridge Center commercial development, consisting of a proposed automotive sales and leasing dealership (28,924+/- square feet) with related parking, utilities, grading, and landscaping on approximately 7.2 acres, plus additional acreage for storm water management  
Zoning District: BG (General Business)  
Mon. Co. Tax No.: 073.01-1-2.1, -3, -4, -5, -6, -7; 073.01-2-63, -64.111, -64.12, -64.2, -68

**New Business**

None

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**CONCEPT PLANS**

**1. Applicant: Texas Roadhouse Holdings, LLC**

Location: 1960 West Ridge Road (Ridgecrest Plaza)

Request: Concept plan review for a proposed Texas Roadhouse restaurant, (one story, 6,995+/- square feet), with related parking, utilities, grading, and landscaping on approximately 5.125 acres

Zoning District: BR (Restricted Business)

Mon. Co. Tax No.: 074.16-2-22

**SPECIAL PLANNING TOPIC**

**1. Applicant: Solutions Studio & Spa**

Location: 1353 Long Pond Road

Request: Waiver of Site Plan requirements pursuant to Sec. 211-60C of the town's zoning ordinance

Zoning District: BP-1 (Professional Office)

Mon. Co. Tax No.: 074.18-1-13.1

**APPROVAL OF THE MINUTES**

**ADJOURNMENT**